



City of Marietta

205 Lawrence Street
Post Office Box 609
Marietta, Georgia 30061

Meeting Agenda - Draft PLANNING COMMISSION

Bob Kinney - Chairman
Kent Rosenbury, Ward 1
Byron "Tee" Anderson, Ward 2
Hicks Poor, Ward 3
Roy Vanderslice, Ward 4
Brenda McCrae, Ward 5
Stephen Diffley, Ward 7

Tuesday, December 2, 2014

6:00 PM

City Hall Council Chambers

NOTE: Applicant and those in favor have a total of 15 minutes to make their presentation to the Commission. Applicant may reserve any portion of this time for rebuttal. All those opposed have a total of 15 minutes to present comments to the Commission.

CALL TO ORDER & ROLL CALL:

MINUTES:

20141270 **November 5, 2014 Regular Planning Commission Meeting Minutes**

Review and Approval of the November 5, 2014 Regular Planning Commission Meeting Minutes

REZONINGS:

20141204 **Z2014-23 Marietta Housing Authority 53, 75, 76, & 83 Beavers St; 57 Gunter St, 98, 110, & 114 Howard St; 829, 891, & 895 Washington Ave**

Z2014-23 [REZONING] MARIETTA HOUSING AUTHORITY/BROCK BUILT HOMES LLC requests rezoning for property located in Land Lot 12310, District 16, Parcels 0050, 0040, 0020, 0030, 0100, 0660, 0740, 0280, 0060, 0860, and 0310, 2nd Section, Marietta, Cobb County, Georgia and being known as 53, 75, 76, & 83 Beavers St; 57 Gunter St, 98, 110, & 114 Howard St; 829, 891, & 895 Washington Ave from RM-12 (Multi Family Residential - 12 units/acre), R-4 (Single Family Residential - 4 units/acre), OI (Office Institutional), and CRC (Community Retail Commercial) to PRD-SF (Planned Residential Development - Single Family). Ward 5.

20141205 Z2014-24 Welcome Group of Hospitality, Inc., 2136 Kingston Court

Z2014-24 [REZONING] WELCOME GROUP OF HOSPITALITY, INC. requests rezoning for property located in Land Lot 07260, District 17, Parcel 0090, 2nd Section, Marietta, Cobb County, Georgia and being known as 2136 Kingston Court from LI (Light Industrial) to OHR (Office High Rise). Ward 7.

REZONINGS/ANNEXATIONS/FUTURE LAND USE:**20141206 Z2014-25 Raymond O. Boyd 1895 Lower Roswell Rd; 53, 56, & 76 Indian Trail**

Z2014-25 [REZONING] RAYMOND O. BOYD request rezoning for property located in Land Lot 12060, District 16, Parcels 0030, 0040, 0250, and 0270, 2nd Section, Marietta, Cobb County, Georgia and being known as 1895 Lower Roswell Rd; 53, 56, & 76 Indian Trail from R-20 [Single Family Residential - County] to CRC [Community Retail Commercial - City]. Ward 6.

20141218 A2014-06 Raymond O. Boyd, 1895 Lower Roswell Road, 53 Indian Trail, 56 Indian Trail, 76 Indian Trail Annexation

A2014-06 RAYMOND O. BOYD requests annexation for property located in Land Lot 12060, District 16, Parcel 0030 (1895 Lower Roswell Road); Land Lot 12060, District 16, Parcel 0040 (53 Indian Trail); Land Lot 12060, District 16, Parcel 0250 (56 Indian Trail); Land Lot 12060, District 16, Parcel 0270 (76 Indian Trail); and all associated right-of-way for each address, of the 2nd Section, Cobb County, Georgia consisting of 2.529 acres. Ward 6.

20141213 CA2014-15 Code Amendment - City of Marietta - in conjunction with the requested Annexation of property at Lower Roswell Road & Indian Trail

CA2014-15 [CODE AMENDMENT] In conjunction with the requested annexation of property in Land Lot 12060, District 16, Parcels 0030, 0040, 0250, and 0270, 2nd Section, Marietta, Cobb County, Georgia, and being known as 1895 Lower Roswell Road; 53, 56, and 76 Indian Trail, the City of Marietta proposes to designate the Future Land Use of said property as CAC (Community Activity Center). Ward 6

20141207 Z2014-26 Elliott Homes, LTD 1651 Gilbert Road

Z2014-26 [REZONING] ELLIOTT HOMES, LTD. requests rezoning for property located in Land Lot 02510, District 20, Parcel 0190, 2nd Section, Marietta, Cobb County, Georgia and being known as 1651 Gilbert Road from R-20 [Single Family Residential - County] to R-2 [Single Family Residential - 2 units/acre (City)]. Ward 4.

20141219 A2014-07 Elliott Homes, LTD 1651 Gilbert Road

A2014-07 ELLIOTT HOMES, LTD. requests annexation for property located in Land Lot 02510, District 20, Parcel 0910 (1651 Gilbert Road), of the 2nd Section, Cobb County, Georgia consisting of 15.14 acres. Ward 4.

20141214 CA2014-16 Code Amendment - City of Marietta - in conjunction with the requested Annexation of property at 1651 Gilbert Road

CA2014-16 [CODE AMENDMENT] In conjunction with the requested annexation of property in Land Lot 02510, District 20, Parcel 0910, 2nd Section, Marietta, Cobb County, Georgia, and being known as 1651 Gilbert Road, the City of Marietta proposes to designate the Future Land Use of said property as LDR (Low Density Residential). Ward 4.

20141208 Z2014-27 Marietta Properties LLC 1541 Rosewood Circle

Z2014-27 [REZONING] MARIETTA PROPERTIES LLC requests rezoning for property located in Land Lot 12080, District 16, Parcel 0430, 2nd Section, Marietta, Cobb County, Georgia and being known as 1541 Rosewood Cir from GC [General Commercial - County] to CRC [Community Retail Commercial - City]. Ward 7.

20141220 A2014-08 Marietta Properties LLC 1541 Rosewood Circle

A2014-08 MARIETTA PROPERTIES LLC requests annexation for property located in Land Lot 12080, District 16, Parcel 0430 (1541 Rosewood Circle) and all associated right-of-way, of the 2nd Section, Cobb County, Georgia consisting of a total of 0.249 acres. Ward 7.

20141215 CA2014-17 Code Amendment - City of Marietta - in conjunction with the requested Annexation of property at 1541 Rosewood Circle

CA2014-17 [CODE AMENDMENT] In conjunction with the requested annexation of property in Land Lot 12080, District 16, Parcel 0430, 2nd Section, Marietta, Cobb County, Georgia, and being known as 1541 Rosewood Circle, the City of Marietta proposes to designate the Future Land Use of said property as CAC (Community Activity Center). Ward 7.

20141209 Z2013-28 City of Marietta Lower Roswell Road, Nekoma Street, Gable Road, Harris Drive, Scott Drive and Hazelwood Drive

Z2013-28 [REZONING] CITY OF MARIETTA requests rezoning for property located in Land Lot 12070, District 16, Parcels 0140 (1751 Lower Roswell Rd), 0150 (1749 Lower Roswell Rd), 0160 (1741 Lower Roswell Rd), 0170 (1733 Lower Roswell Rd), 0180 (1721 Lower Roswell Rd), 0190 (1713 Lower Roswell Rd), 0200 (1716 Nekoma St), 0210 (1724 Nekoma St), 0220 (1724 Nekoma St aka 1731 Nekoma St), 0230 (1740 Nekoma St), 0240 (1748 Nekoma St), 0260 (1789 Nekoma St), 0300 (1723 Nekoma St), 0320 (1715 Nekoma St), 0380 (99 Gable Rd), 0400 (89 Gable Rd), 0410 (1601 Lower Roswell Rd aka 1695 Lower Roswell Rd), 0510 (25 Harris Dr), 0560 (1694 Lower Roswell Rd aka 1698 Lower Roswell Rd), 0570 (1720 Lower Roswell Rd), 0590 (1750 Lower Roswell Rd), 0600 (41 Scott Dr), 0610 (31 Scott Dr), 0670 (42 Scott Dr), 0680 (1760 Lower Roswell Rd), 0690 (1766 Lower Roswell Rd), and 0730 (1758 Nekoma St); Land Lot 12420, District 16, Parcels 0110 (27 Harris Dr), 0120 (1689 Hazelwood Dr), 0130 (1673 Hazelwood Dr), 0180 (1670 Hazelwood Dr), 0400 (1690 Hazelwood Dr) from GC [General Commercial - County] to CRC [Community Retail Commercial - City]. Ward 7.

20141221 A2014-09 City of Marietta Lower Roswell Road, Nekoma Street, Gable Road, Harris Drive, Scott Drive and Hazelwood Drive

A2014-09 CITY OF MARIETTA requests annexation for property located in Land Lot 12070, District 16, Parcels 0140 (1751 Lower Roswell Rd), 0150 (1749 Lower Roswell Rd), 0160 (1741 Lower Roswell Rd), 0170 (1733 Lower Roswell Rd), 0180 (1721 Lower Roswell Rd), 0190 (1713 Lower Roswell Rd), 0200 (1716 Nekoma St), 0210 (1724 Nekoma St), 0220 (1724 Nekoma St aka 1731 Nekoma St), 0230 (1740 Nekoma St), 0240 (1748 Nekoma St), 0260 (1789 Nekoma St), 0300 (1723 Nekoma St), 0320 (1715 Nekoma St), 0380 (99 Gable Rd), 0400 (89 Gable Rd), 0410 (1601 Lower Roswell Rd aka 1695 Lower Roswell Rd), 0510 (25 Harris Dr), 0560 (1694 Lower Roswell Rd aka 1698 Lower Roswell Rd), 0570 (1720 Lower Roswell Rd), 0590 (1750 Lower Roswell Rd), 0600 (41 Scott Dr), 0610 (31 Scott Dr), 0670 (42 Scott Dr), 0680 (1760 Lower Roswell Rd), 0690 (1766 Lower Roswell Rd), and 0730 (1758 Nekoma St); Land Lot 12420, District 16, Parcels 0110 (27 Harris Dr), 0120 (1689 Hazelwood Dr), 0130 (1673 Hazelwood Dr), 0180 (1670 Hazelwood Dr), 0400 (1690 Hazelwood Dr) and including all adjacent right-of-way, of the 2nd Section, Cobb County, Georgia consisting of 11.13 acres. Ward 7.

20141216 CA2014-18 Code Amendment - City of Marietta - in conjunction with the requested Annexation of property at Lower Roswell Road, Nekoma Street, Gable Road, Harris Drive, Scott Drive and Hazelwood Drive

CA2014-18 [CODE AMENDMENT - ISLAND ANNEXATION] CITY OF MARIETTA in conjunction with the requested annexation proposes to designate the Future Land Use of property located in Land Lot 12070, District 16, Parcels 0140 (1751 Lower Roswell Rd), 0150 (1749 Lower Roswell Rd), 0160 (1741 Lower Roswell Rd), 0170 (1733 Lower Roswell Rd), 0180 (1721 Lower Roswell Rd), 0190 (1713 Lower Roswell Rd), 0200 (1716 Nekoma St), 0210 (1724 Nekoma St), 0220 (1724 Nekoma St aka 1731 Nekoma St), 0230 (1740 Nekoma St), 0240 (1748 Nekoma St), 0260 (1789 Nekoma St), 0300 (1723 Nekoma St), 0320 (1715 Nekoma St), 0380 (99 Gable Rd), 0400 (89 Gable Rd), 0410 (1601 Lower Roswell Rd aka 1695 Lower Roswell Rd), 0510 (25 Harris Dr), 0560 (1694 Lower Roswell Rd aka 1698 Lower Roswell Rd), 0570 (1720 Lower Roswell Rd), 0590 (1750 Lower Roswell Rd), 0600 (41 Scott Dr), 0610 (31 Scott Dr), 0670 (42 Scott Dr), 0680 (1760 Lower Roswell Rd), 0690 (1766 Lower Roswell Rd), and 0730 (1758 Nekoma St); Land Lot 12420, District 16, Parcels 0110 (27 Harris Dr), 0120 (1689 Hazelwood Dr), 0130 (1673 Hazelwood Dr), 0180 (1670 Hazelwood Dr), 0400 (1690 Hazelwood Dr) as CAC (Community Activity Center). Ward 7.

20141210 Z2014-30 City of Marietta 2187 and 2165 Windy Hill Rd

Z2014-30 [REZONING] CITY OF MARIETTA requests rezoning for property located in Land Lot 07320, District 17, Parcels 0060 and 0040, 2nd Section, Marietta, Cobb County, Georgia and being known as 2187 and 2165 Windy Hill Rd from GC [General Commercial - County] and CRC [Community Retail Commercial - County] to CRC [Community Retail Commercial - City]. Ward 7.

20141222 A2014-11 City of Marietta 2187 and 2165 Windy Hill Rd

A2014-11 CITY OF MARIETTA requests annexation for property located in Land Lot 07320, District 17, Parcels 0060 (2187 Windy Hill Rd) and 0040 (2165 Windy Hill Rd), of the 2nd Section, Cobb County, Georgia consisting of 0.89 acres. Ward 7.

20141217 CA2014-20 Code Amendment - City of Marietta - in conjunction with the requested Annexation of property at Windy Hill Road

CA2014-20 [CODE AMENDMENT - ISLAND ANNEXATION] CITY OF MARIETTA in conjunction with the requested annexation proposes to designate the Future Land Use of property located in Land Lot 07320, District 17, Parcels 0060 (2187 Windy Hill Rd) and 0040 (2165 Windy Hill Rd) as CAC (Community Activity Center). Ward 7.

20141017 Amendments to the zoning ordinance regarding platting procedures.

Motion to authorize advertising proposed changes to the Zoning Ordinance regarding platting procedures, specifically in Section 728.04, Preliminary plat application procedures, and Section 728.07, Final plat application procedures.

20140715 Amendments to the zoning ordinance regarding parking in planned developments.

Motion to authorize advertising proposed changes to the Zoning Ordinance regarding parking in planned development districts, specifically including the following: Section 708.09, PRD (SF), Planned Residential Development (single family); Section 708.14, PRD (MF), Planned Residential Development (multi-family); Section 708.20 MXD, Mixed Use Development; and Section 716.07, Parking spaces required - Table J.

OTHER BUSINESS:**20141273 2015 Planning Commission Calendar of Meeting Dates**

Review and Approval of the 2015 Planning Commission calendar

ADJOURNMENT: